Nicola Gunn

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To: Planning

Subject: 3/2021/0556 - LLFA Response - FAO Adam Birkett

Categories: To Upload



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Good afternoon,

I am responding on behalf of the Lead Local Flood Authority to your consultation on the planning application 3/2021/0556.

I have reviewed the documentation attached to the application and I have no issue with the material the applicant has submitted.

Condition 8 states:

"Before any details are submitted to the local planning authority, an assessment of site conditions shall be carried out having regard to Defra's non-statutory technical standards for sustainable drainage systems (or any subsequent version), and the results of the assessment shall have been provided to the local planning authority"

Given that condition 8 does not include some of the content originally stated in the LLFA's recommended conditions, I would look to clarify certain details through the report referenced above. In particular, the report should provide details of the ground conditions to confirm the drainage strategy in line with the drainage hierarchy outlined in the NPPF. It may be an oversight on my part, but I have looked through the previous outline application and I have been unable to find any evidence of this assessment, unless the applicant intends to use the previously submitted FRA as this assessment.

While I have no objection to the proposals in principle, the results of the assessment may identify SuDS opportunities which could require the submitted evidence to be updated. Could the LPA please point me in the direction of the submitted assessment results, or, if they have not been submitted, please could the LPA request that the applicant submit these results at their earliest convenience.

Kind regards,

Ben

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